

MEETINGS TO DATE 10
NO. OF REGULARS 6
NO. OF SPECIALS 4

LANCASTER, NEW YORK
MARCH 23, 1992

A joint meeting of the Town Board and the Planning Board of the Town of Lancaster, New York, was held at the Lancaster Town Hall, 21 Central Avenue, Lancaster, New York on the 23rd day of March, 1992, at 7:00 P.M. and there were

PRESENT: ROBERT H. GIZA, COUNCILMAN
DONALD E. KWAK, COUNCILMAN
PATRICK C. POKORSKI, COUNCILMAN
THOMAS H. VAN NORTWICK, COUNCILMAN
GEORGE E. O'NEIL, PLANNING BOARD CHAIRMAN
JOHN P. GOBER, PLANNING BOARD MEMBER
DONNA G. STEMENIAK, PLANNING BOARD MEMBER
MILDRED F. WHITTAKER, PLANNING BOARD MEMBER

ABSENT: LUCIAN J. GRECO, SUPERVISOR
JOHNSTON N. REID, JR., PLANNING BOARD MEMBER
HENRY R. SCHENK, PLANNING BOARD MEMBER
MELVIN H. SZYMANSKI, PLANNING BOARD MEMBER

ALSO PRESENT: ROBERT P. THILL, TOWN CLERK
JOSEPH F. REINA, ATTORNEY
ROBERT L. LANEY, BUILDING INSPECTOR
ROBERT H. LABINSKI, TOWN ENGINEER

PURPOSE OF MEETING:

This joint meeting of the Town Board and Planning Board of the Town of Lancaster was held for the purpose of conducting a formal scoping session for Fox Valley Estates rezone, subdivision, and sewer district creation projects.

Deputy Supervisor Thomas H. Van Nortwick acted as chairman of this meeting in the absence of Supervisor Greco.

The Town Attorney gave a brief history of the project and outlined the purpose of this evening's scoping session, namely to identify to the developer those areas of special concern in addition to areas of general concern that the Municipal Review Committee desires to be addressed in depth in the Environmental Impact Statement (EIS) for the projects under study this evening.

Mr. Timothy Davis, representing the developer, Mr. Paul Johnson of Krehbiel Associates, Inc., and Mrs. Debra Chadsey, Attorney for the petitioner, informed the committee that the EIS will address all items set forth on a "Scoping Checklist" contained in the State Environmental Quality Review manual entitled "617.21 Appendix D, State Environmental Quality Review -- Scoping Checklist".

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For the next hour and a half, the board elicited from its members and the public those areas of special concern to be more specifically addressed in depth in the EIS.

The following persons, in addition to committee members, were heard on this matter:

Paul Fuhrmann, 6304 Genesee Street
Joseph Juszcak, 600 Pleasant View Drive
David Wind, 26 Schlemmer Road
Ruth Phillips, 255 Westwood Road
Chuck Nichter, 151 Peppermint Road
James Guenther, 562 Pavement Road
Robert Heckl, 706 Pavement Road

The general consensus of discussion indicated a desire to have in addition to general review of all scope list items, a detailed in depth, EIS review on the following:

Impact on ground water quality
Impact on surface water run off, specifically any impact on Ellicott Creek
Impact on wetlands within the project site.
Impact on transportation, specifically Peppermint and Ransom Roads, safety aspects and cost of upgrading.
Impact on land use density both for the project and any spawned projects.
Impact on Erie county Sewer District No. 4, specifically diminished capacity of Erie County Sewer District No. 4 resulting from this project and spawned projects resulting from sewer line construction.
Impact on known animal habitat (deer, turkey).
Impact on the agricultural district within which the project site lies.

ON MOTION DULY MADE, SECONDED AND CARRIED, the Committee adjourned at 8:30 P.M.

Robert P. Thill

Robert P. Thill, Town Clerk

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